

178.0

0005

0006.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

Total Card / Total Parcel

644,100 / 644,100

644,100 / 644,100

644,100 / 644,100

PROPERTY LOCATION

No	Alt No	Direction/Street/City
75		VALENTINE RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: TIGHE JOHN F /TRUSTEE	
Owner 2: TIGHE FAMILY 2017 IRREVOCABLE	
Owner 3: TRUST	
Street 1: 75 VALENTINE RD	
Street 2:	

Twn/City: ARLINGTON

St/Prov: MA	Cntry:	Own Occ: Y
Postal: 02476		Type:

PREVIOUS OWNER

Owner 1: TIGHE JOSEPH E & CATHERINE -	
Owner 2: -	
Street 1: 75 VALENTINE RD	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry:
Postal: 02476	

NARRATIVE DESCRIPTION

This parcel contains 4,514 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1927, having primarily Wood Shingle Exterior and 2120 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4514		Sq. Ft.	Site		0	70.	1.23	7									388,794						388,800	

IN PROCESS APPRAISAL SUMMARY

Legal Description										User Acct
										120602
										GIS Ref
										GIS Ref
										Insp Date
										07/24/18

PREVIOUS ASSESSMENT										Parcel ID	178.0-0005-0006.0	PRIOR ID	13988!
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date	PRINT	Date	Time
2020	101	FV	251,400	4000	4,514.	388,800	644,200	644,200	Year End Roll	12/18/2019			
2019	101	FV	198,000	4000	4,514.	388,800	590,800	590,800	Year End Roll	1/3/2019			
2018	101	FV	198,000	3400	4,514.	327,700	529,100	529,100	Year End Roll	12/20/2017			
2017	101	FV	198,000	3400	4,514.	299,900	501,300	501,300	Year End Roll	1/3/2017			
2016	101	FV	198,000	3400	4,514.	255,500	456,900	456,900	Year End	1/4/2016			
2015	101	FV	193,000	3400	4,514.	222,200	418,600	418,600	Year End Roll	12/11/2014			
2014	101	FV	193,000	3400	4,514.	205,500	401,900	401,900	Year End Roll	12/16/2013			
2013	101	FV	193,000	3400	4,514.	195,500	391,900	391,900		12/13/2012			

SALES INFORMATION										TAX DISTRICT			PAT ACCT.		
Grantor	Legal Ref	Type	Date	Sale Code		Sale Price	V	Tst	Verif	Notes					
TIGHE JOSEPH E	68993-323		3/10/2017	Convenience			1	No	No						
	11880-462		8/26/1970			23,200	No	No	N						

BUILDING PERMITS										ACTIVITY INFORMATION					
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name			
7/24/2018		MEAS&NOTICE							CC	Chris C					
12/2/2008		Measured							355	PATRIOT					
11/13/2000		Hearing Chag							201	PATRIOT					
12/23/1999		Mailer Sent													
12/21/1999		Measured							163	PATRIOT					
1/1/1989									PM	Peter M					

Sign:	VERIFICATION OF VISIT NOT DATA	/	/



